

PROPERTY LOCATION

No	Alt No	Direction/Street/City
19-27		NORTH UNION ST, ARLINGTON

OWNERSHIP

OWNERSHIP			Unit #:	
Owner 1:	JOHNSON ARTHUR W TR			
Owner 2:	JOHNSON ARTHUR W REALTY TR			
Owner 3:				
Street 1:	1026 MASS AVENUE SUITE 1			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: N
Postal:	02476		Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:	Cntry		
Postal:			

NARRATIVE DESCRIPTION

This parcel contains 1.462 Sq. Ft. of land mainly classified as Apts. 8 Plus with a Apt- Garden Building built about 1955, having primarily Brick Exterior and 9092 Square Feet, with 11 Units, 11 Baths, 0 3/4 Bath, 0 HalfBath, 33 Rooms, and 11 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
112	0.000	1,002,700			1,002,700		24075
							GIS Ref
							GIS Ref
Total Card	0.000	1,002,700			1,002,700	Entered Lot Size	
Total Parcel	1.462	5,837,800	24,500	3,937,000	9,799,300	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		110.29	/Parcel: 191.83	Land Unit Type:	Insp Date

PREVIOUS ASSESSMENT

[illegible]

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

[illegible]

Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	24075
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

test PDF Combine only

Type: 83 - Apt- Garden			
Sty Ht:	2 - 2 Story		
(Liv) Units:	11	Total:	62
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	7 - Brick		
Sec Wall:			%
Roof Struct:	2 - Hip		
Roof Cover:	1 - Asphalt Shgl		
Color:	BRICK		
View / Desir:			

GENERAL INFORMATION

Grade: D+ - Fair (+)	
Year Blt: 1955	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdicth:	Fact:
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	10		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	0

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
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SPEC FEATURES/YARD ITEMS

[illegible]

BATH FEATURES

Full Bath	11	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	11	Rating:	Average
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	30.0%
Functional:		0.0%
Economic:		0.0%
Special:		0.0%
Override:		0.0%
	Total:	30.0%

CALC SUMMARY

Basic \$ / SQ:	168.00
Size Adj.:	1.09808612
Const Adj.:	1.01807988
Adj \$ / SQ:	187.814
Other Features:	110000
Grade Factor:	0.81
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	1432421
Depreciation:	429726
Depreciated Total:	1002695

COMMENTS

[illegible]

RESIDENTIAL GRID

1st Res Grid	Desc: Line 1											# Units	11
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Other													
Upper													
Lvl 2													
Lvl 1													
Lower													
Totals	RMs: 33		BRs: 11		Baths: 11		HB						

REMODELING

	Exterior:	
	Interior:	
0. %	Additions:	
%	Kitchen:	
%	Baths:	
%	Plumbing:	
%	Electric:	
%	Heating:	
80 %	General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
11	3	1	M
Totals			
11	33	11	

COMPARABLE SALES

[illegible]

SKETCH

SUB AREA

[illegible]

SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
5	LLV	100	FLA	90	A	
5						
6						
4						
1						
2						

IMAGE

AssessPro Patriot Properties, Inc



test PDF Combine only

Type: 83 - Apt- Garden			
Sty Ht:	2 - 2 Story		
(Liv) Units:	11	Total:	62
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	7 - Brick		
Sec Wall:			%
Roof Struct:	2 - Hip		
Roof Cover:	1 - Asphalt Shgl		
Color:	BRICK		
View / Desir:			

GENERAL INFORMATION

Grade:	D+ - Fair (+)
Year Blt:	1955
Alt LUC:	
Jurisdic	
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	10		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	0

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
-------	--	--------	--	----------	--	-------	--	--------	--

SPEC FEATURES/YARD ITEMS

[illegible]

BATH FEATURES

Full Bath	11	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits: 11	Rating:	Average
A Kits:	Rating:	
Frpl:	Rating:	
WSFlue:	Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	30.0%
Functional:		0.0%
Economic:		0.0%
Special:		0.0%
Override:		0.0%
	Total:	30.0%

CALC SUMMARY

Basic \$ / SQ:	168.00
Size Adj.:	1.09808612
Const Adj.:	1.01807988
Adj \$ / SQ:	187.814
Other Features:	110000
Grade Factor:	0.81
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	1432421
Depreciation:	429726
Depreciated Total:	1002695

COMMENTS

#26.		4

RESIDENTIAL GRID

1st Res Grid		Desc: Line 1										# Units 11	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Other													
Upper													
Lvl 2													
Lvl 1													
Lower													
Totals		RMs: 33		BRs: 11			Baths: 11		HB				

REMODELING

	Exterior:	
	Interior:	
	Additions:	
%	Kitchen:	
%	Baths:	
%	Plumbing:	
%	Electric:	
%	Heating:	
%	General:	

RES BREAKDOWN

No	Unit	RMS	BRS	FL
	11	3	1	M
Totals				
	11	33	11	

COMPARABLE SALES

[illegible]

SKETCH

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value	
FFL	First Floor	3,135	187.810	588,790	
LLV	Lower Level	3,135	152.970	479,570	
SFL	Second Floor	3,135	187.810	588,790	
OPF	Open Porch	28	44.800	1,250	
Net Sketched Area:		9,433	Total:	1,658,420	
Size Ad	6270	Gross Area	9433	FinArea	9090

SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
5	LLV	100	FLA	90	A	
5						
4						
1						
2						

IMAGE



PROPERTY LOCATION

No	Alt No	Direction/Street/City
19-27		NORTH UNION ST, ARLINGTON

OWNERSHIP

OWNERSHIP			Unit #:	
Owner 1:	JOHNSON ARTHUR W TR			
Owner 2:	JOHNSON ARTHUR W REALTY TR			
Owner 3:				
Street 1:	1026 MASS AVENUE SUITE 1			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry:		Own Occ: N
Postal:	02476		Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:	Cntry		
Postal:			

NARRATIVE DESCRIPTION

This parcel contains 1.462 Sq. Ft. of land mainly classified as Apts. 8 Plus with a Apt- Garden Building built about 1955, having primarily Brick Exterior and 8761 Square Feet, with 11 Units, 11 Baths, 0 3/4 Bath, 0 HalfBath, 33 Rooms, and 11 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
112	0.000	987,600			987,600
Total Card	0.000	987,600			987,600
Total Parcel	1.462	5,837,800	24,500	3,937,000	9,799,300
Source: Market Adj Cost	Total Value per SQ unit /Card:			112.73	/Parcel: 191.8

PREVIOUS ASSESSMENT

[illegible]

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

[illegible]

USER DEFINED

	Prior Id # 1:	24075
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
2	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	



Patriot
Properties Inc.

EXTERIOR INFORMATION

Type: 83 - Apt- Garden			
Sty Ht:	2 - 2 Story		
(Liv) Units:	11	Total:	62
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	7 - Brick		
Sec Wall:			%
Roof Struct:	2 - Hip		
Roof Cover:	1 - Asphalt Shgl		
Color:	BRICK		
View / Desir:			

GENERAL INFORMATION

Grade:	D+ - Fair (+)
Year Blt:	1955
Alt LUC:	
Jurisdic	
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	10		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	0

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
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SPEC FEATURES/YARD ITEMS[illegible]

BATH FEATURES

Full Bath:	11	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth:		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits: 11	Rating:	Average
A Kits:	Rating:	
Frpl:	Rating:	
WSFlue:	Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	30%
Functional:		
Economic:		
Special:		
Override:		
Total:		30%

CALC SUMMARY

Basic \$ / SQ:	168.00
Size Adj.:	1.12065542
Const Adj.:	1.01807988
Adj \$ / SQ:	191.674
Other Features:	110000
Grade Factor:	0.81
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	1410922
Depreciation:	423276
Depreciated Total:	987645

COMMENTS

	#7.	6

RESIDENTIAL GRID

1st Res Grid		Desc: Line 1										# Units	11
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Other													
Upper													
Lvl 2													
Lvl 1													
Lower													
Totals		RM:s	33		BR:s	11		Baths:	11		HB		

REMODELING

	Exterior:
	Interior:
0. %	Additions:
%	Kitchen:
%	Baths:
%	Plumbing:
%	Electric:
%	Heating:
80 %	General:

RES BREAKDOWN

No	Unit	RMS	BRS	FL
11		3	1	M
Totals				
11		33	11	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price
WtAv\$/SQ:		AvRate:		Ind.Val
Juris. Factor:		Before Depr:	155.26	
Special Features:	0	Val/Su Net:	108.40	
Final Total:	987600	Val/Su SzAd	163.46	

SKETCH

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value	
FFL	First Floor	3,021	191.670	579,04	
LLV	Lower Level	3,021	156.120	471,63	
SFL	Second Floor	3,021	191.670	579,04	
OPF	Open Porch	48	44.800	2,15	
Net Sketched Area:		9,111	Total:	1,631,87	
Size Ad	6042	Gross Area	9111	FinArea	876

SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
47	LLV	100	FLA	90	A	
34						
47						
50						
78						
61						

IMAGE

AssessPro Patriot Properties, Inc



test PDF Combine only

GENERAL INFORMATION			
Grade:	D+ - Fair (+)		
Year Blt:	1955	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdicdt:		Fact:	
Const Mod:			
Lump Sum Adj:			

Avg Ht/FL:	10		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	0

SPEC FEATURES/YARD ITEMS **PARCEL ID** 035.0-0002-0003.A

OTHER FEATURES			
Kits:	11	Rating:	Average
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

Phys Cond:	AV - Average	30%
Functional:		
Economic:		
Special:		
Override:		
	Total:	30%

Basic \$ / SQ:	168.00	
Size Adj.:	1.12065542	Rate
Const Adj.:	1.01807988	
Adj \$ / SQ:	191.674	
Other Features:	110000	
Grade Factor:	0.81	
NBHD Inf:	1.00000000	
NBHD Mod:		Wt
LUC Factor:	1.00	
Adj Total:	1410922	Sp
Depreciation:	423276	
Depreciated Total:	987645	

#7.	8
-----	---

1st Res Grid		Desc: Line 1										# Units	11
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Other													
Upper													
Lvl 2													
Lvl 1													
Lower													
Totals		RM	s: 33		BR	s: 11		Bath	s: 11		HB		

	Exterior:	
	Interior:	
%	Additions:	
%	Kitchen:	
%	Baths:	
%	Plumbing:	
%	Electric:	
%	Heating:	
%	General:	

No Unit	RMS	BRS	FL
11	3	1	M
Totals			
11	33	11	

Rate	Parcel ID	Typ	Date	Sale Price
WtAv\$/SQ:		AvRate:		Ind.Val
Juris. Factor:		Before Depr:	155.26	
Special Features:	0	Val/Su Net:	108.40	
Final Total:	987600	Val/Su SzAd	163.46	

Figure 1 is a schematic diagram of a rectangular frame structure. The frame consists of a central vertical column and two horizontal members (top and bottom). The top horizontal member is labeled "OFP" and "(20)". The bottom horizontal member is labeled "OFP" and "(28)". The central vertical column is labeled "SFL", "FFL", "LLV", and "(3021)". The left vertical member is labeled "26" at the top and "25" at the bottom. The right vertical member is labeled "26" at the top and "25" at the bottom. The central column is labeled "4" at the top and "7" at the bottom. The top horizontal member is labeled "4" and "5" at the left end. The bottom horizontal member is labeled "4" and "7" at the left end. The right vertical member is labeled "53" at the top.

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	3,021	191.670	579,047
LLV	Lower Level	3,021	156.120	471,634
SFL	Second Floor	3,021	191.670	579,047
OFP	Open Porch	48	44.800	2,150
Net Sketched Area:		9,111	Total:	1,631,878
Size Ad	6042 Gross Area	9111	FinArea	8761

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
7						
4	LLV	100	FLA	90	A	
7						
0						
8						
1						

AssessPro Patriot Properties, Inc



PROPERTY LOCATION

No	Alt No	Direction/Street/City
19	-27	NORTH UNION ST, ARLINGTON

OWNERSHIP

OWNERSHIP			Unit #:	
Owner 1:	JOHNSON ARTHUR W TR			
Owner 2:	JOHNSON ARTHUR W REALTY TR			
Owner 3:				
Street 1:	1026 MASS AVENUE SUITE 1			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: N
Postal:	02476		Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:	Cntry		
Postal:			

NARRATIVE DESCRIPTION

This parcel contains 1.462 Sq. Ft. of land mainly classified as Apts. 8 Plus with a Apt- Garden Building built about 1955, having primarily Brick Exterior and 8308 Square Feet, with 10 Units, 10 Baths, 0 3/4 Bath, 0 HalfBath, 30 Rooms, and 10 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
112	Apts. 8 Plus		0	0 Acres		Site		0	0.	0.00	AA																
Total AC/HA: 0.00000			Total SF/SM: 0			Parcel LUC: 112		Apts. 8 Plus			Prime NB Desc			APT AVG						Total:		Spl Credit		Total:			

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
112	0.000	962,000			962,000		24075
							GIS Ref
							GIS Ref
Total Card	0.000	962,000			962,000	Entered Lot Size	
Total Parcel	1.462	5,837,800	24,500	3,937,000	9,799,300	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		115.80	/Parcel: 191.83	Land Unit Type:	Insp Date

PREVIOUS ASSESSMENT

[illegible]

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
2/20/2009	Measured	345	PATRIOT
4/7/2000	Measured	197	PATRIOT
Sign:	VERIFICATION OF VISIT NOT DATA __/__/__		



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	24075
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

test PDF Combine only

Type: 83 - Apt- Garden			
Sty Ht:	2 - 2 Story		
(Liv) Units:	10	Total:	62
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Frame:	1 - Wood		
Prime Wall:	7 - Brick		
Sec Wall:			%
Roof Struct:	2 - Hip		
Roof Cover:	1 - Asphalt Shgl		
Color:	BRICK		
View / Desir:			

GENERAL INFORMATION

Grade:	D+ - Fair (+)	
Year Blt:	1955	Eff Yr Blt:
Alt LUC:		Alt %:
Jurisdic		Fact:
Const Mod:		
Lump Sum Adj:		

INTERIOR INFORMATION

Avg Ht/FL:	10		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	0

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
-------	--	--------	--	----------	--	-------	--	--------	--

SPEC FEATURES/YARD ITEMS

[illegible]

BATH FEATURES

Full Bath	10	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits: 10	Rating:	Average
A Kits:	Rating:	
Frpl:	Rating:	
WSFlue:	Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	30%
Functional:		
Economic:		
Special:		
Override:		
	Total:	30%

CALC SUMMARY

Basic \$ / SQ:	168.00
Size Adj.:	1.12065542
Const Adj.:	1.01807988
Adj \$ / SQ:	191.674
Other Features:	100000
Grade Factor:	0.81
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	1374328
Depreciation:	412298
Depreciated Total:	962030

COMMENTS

#3.	10 UNITS.
	10

RESIDENTIAL GRID

1st Res Grid	Desc: Line 1											# Units	10
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Other													
Upper													
Lvl 2													
Lvl 1													
Lower													
Totals	RMs: 30			BRs: 10			Baths: 10			HB			

REMODELING

		Exterior:	
		Interior:	
		Additions:	
0.	%	Kitchen:	
	%	Baths:	
	%	Plumbing:	
	%	Electric:	
	%	Heating:	
0	%	General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
10	3	1	M
Totals			
10	30	10	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price
WtAv\$/SQ:		AvRate:		Ind.Val
Juris. Factor:		Before Depr:	155.26	
Special Features:	0	Val/Su Net:	105.59	
Final Total:	962000	Val/Su SzAd	159.22	

SKETCH

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value	
FFL	First Floor	3,021	191.670	579,04	
LLV	Lower Level	3,021	144.470	436,45	
SFL	Second Floor	3,021	191.670	579,04	
OPF	Open Porch	48	44.800	2,15	
Net Sketched Area:		9,111	Total:	1,596,70	
Size Ad	6042	Gross Area	9111	FinArea	830

SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
47	LLV	100	FLA	75	A	
57						
47						
50						
01						
08						

IMAGE



PROPERTY LOCATION

No	Alt No	Direction/Street/City
19	-27	NORTH UNION ST, ARLINGTON

OWNERSHIP

Owner 1:	JOHNSON ARTHUR W TR			
Owner 2:	JOHNSON ARTHUR W REALTY TR			
Owner 3:				
Street 1:	1026 MASS AVENUE SUITE 1			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: N
Postal:	02476		Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:		Cntry	
Postal:			

NARRATIVE DESCRIPTION

This parcel contains 1.462 Sq. Ft. of land mainly classified as Apts. 8 Plus with a Apt- Garden Building built about 1955, having primarily Brick Exterior and 8308 Square Feet, with 10 Units, 10 Baths, 0 3/4 Bath, 0 HalfBath, 30 Rooms, and 10 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
112	Apts. 8 Plus		0		0 Acres	Site		0	0.	0.00	AA																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
112	0.000	962,000			962,000

Total Card	0.000	962,000			962,000
Total Parcel	1.462	5,837,800	24,500	3,937,000	9,799,300
Source:	Market Adj Cost	Total Value per SQ unit /Card:	115.80	/Parcel:	191.83

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
2/20/2009	Measured	345	PATRIOT
4/7/2000	Measured	197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA

EXTERIOR INFORMATION

Test PDF - Combine only

Type: 83 - Apt- Garden

Sty Ht: 2 - 2 Story

(Liv) Units: 10 Total: 62

Foundation: 1 - Concrete

Frame: 1 - Wood

Prime Wall: 7 - Brick

Sec Wall: %

Roof Struct: 2 - Hip

Roof Cover: 1 - Asphalt Shgl

Color: BRICK

View / Desir:

GENERAL INFORMATION

Grade: D+ - Fair (+)

Year Blt: 1955 Eff Yr Blt:

Alt LUC: Alt %:

Jurisdic: Fact:

Const Mod:

Lump Sum Adj:

INTERIOR INFORMATION

Avg Ht/FL: 10

Prim Int Wal: 2 - Plaster

Sec Int Wall: %

Partition: T - Typical

Prim Floors: 4 - Carpet

Sec Floors: %

Bsmnt Flr: 4 - Carpet

Subfloor:

Bsmnt Gar:

Electric: 3 - Typical

Insulation: 2 - Typical

Int vs Ext: S

Heat Fuel: 1 - Oil

Heat Type: 3 - Forced H/W

Heat Sys: 1

% Heated: 100 % AC:

Solar HW: NO Central Vac: NO

% Com Wal: % Sprinkled: 0

BATH FEATURES

Full Bath: 10 Rating: Average

A Bath: Rating:

3/4 Bath: Rating:

A 3QBth: Rating:

1/2 Bath: Rating:

A HBth: Rating:

OthrFix: Rating:

OTHER FEATURES

Kits: 10 Rating: Average

A Kits: Rating:

Frpl: Rating:

WSFlue: Rating:

CONDO INFORMATION

Location:

Total Units:

Floor:

% Own:

Name:

DEPRECIATION

Phys Cond: AV - Average 30. %

Functional: %

Economic: %

Special: %

Override: %

Total: 30. %

CALC SUMMARY

Basic \$ / SQ: 168.00

Size Adj.: 1.12065542

Const Adj.: 1.01807988

Adj \$ / SQ: 191.674

Other Features: 100000

Grade Factor: 0.81

NBHD Inf: 1.00000000

NBHD Mod:

LUC Factor: 1.00

Adj Total: 1374328

Depreciation: 412298

Depreciated Total: 962030

COMMENTS

#3. 10 UNITS.

12

RESIDENTIAL GRID

1st Res Grid Desc: Line 1 # Units: 10

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals												

RM's: 30 BR's: 10 Baths: 10 HB:

REMODELING

Exterior:

Interior:

Additions:

Kitchen:

Baths:

Plumbing:

Electric:

Heating:

General:

RES BREAKDOWN

No Unit	RMS	BRS	FL
10	3	1	M
Totals			
10	30	10	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

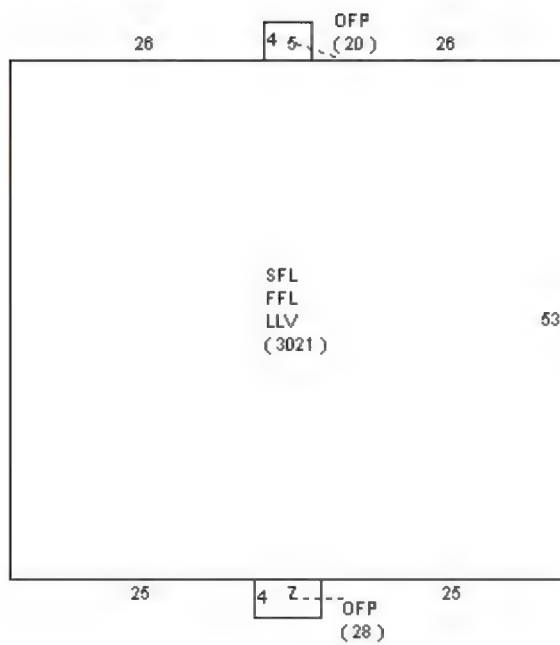
WtAv\$/SQ: AvRate: Ind.Val:

Juris. Factor: Before Depr: 155.26

Special Features: 0 Val/Su Net: 105.59

Final Total: 962000 Val/Su SzAd 159.22

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	3,021	191.670	579,047
LLV	Lower Level	3,021	144.470	436,457
SFL	Second Floor	3,021	191.670	579,047
OFP	Open Porch	48	44.800	2,150

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
LLV	100	FLA		75	A

Net Sketched Area: 9,111 Total: 1,596,701

Size Ad: 6042 Gross Area: 9111 FinArea: 8308

IMAGE

AssessPro Patriot Properties, Inc



MOBILE HOME

Make: Model: Serial #: Year: Color:

SPEC FEATURES/YARD ITEMS

PARCEL ID

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
------	-------------	---	-----	-----	----------	------	-----	------	------------	-----	-----	-----	------	-------	------------	------	-------	--------------

More: N Total Yard Items: Total Special Features: Total:

EXTERIOR INFORMATION

test PDF - Combine only

Type: 83 - Apt- Garden

Sty Ht: 2 - 2 Story

(Liv) Units: 10 Total: 62

Foundation: 1 - Concrete

Frame: 1 - Wood

Prime Wall: 7 - Brick

Sec Wall:

Roof Struct: 2 - Hip

Roof Cover: 1 - Asphalt Shgl

Color: BRICK

View / Desir:

GENERAL INFORMATION

Grade: D+ - Fair (+)

Year Blt: 1955 Eff Yr Blt:

Alt LUC: Alt %:

Jurisdic: Fact:

Const Mod:

Lump Sum Adj:

INTERIOR INFORMATION

Avg Ht/FL: 10

Prim Int Wal 2 - Plaster

Sec Int Wall:

Partition: T - Typical

Prim Floors: 4 - Carpet

Sec Floors:

Bsmnt Flr: 4 - Carpet

Subfloor:

Bsmnt Gar:

Electric: 3 - Typical

Insulation: 2 - Typical

Int vs Ext: S

Heat Fuel: 1 - Oil

Heat Type: 3 - Forced H/W

Heat Sys: 1

% Heated: 100 % AC:

Solar HW: NO Central Vac: NO

% Com Wal % Sprinkled 0

MOBILE HOME

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
------	-------------	---	-----	-----	----------	------	-----	------	------------	-----	-----	-----	------	-------	------------	------	-------	--------------

BATH FEATURES

Full Bath: 10 Rating: Average

A Bath: Rating:

3/4 Bath: Rating:

A 3QBth: Rating:

1/2 Bath: Rating:

A HBth: Rating:

OthrFix: Rating:

OTHER FEATURES

Kits: 10 Rating: Average

A Kits: Rating:

Frpl: Rating:

WSFlue: Rating:

CONDO INFORMATION

Location:

Total Units:

Floor:

% Own:

Name:

DEPRECIATION

Phys Cond: AV - Average 30 %

Functional: %

Economic: %

Special: %

Override: %

Total: 30 %

CALC SUMMARY

Basic \$ / SQ: 168.00

Size Adj.: 1.12065542

Const Adj.: 1.01807988

Adj \$ / SQ: 191.674

Other Features: 100000

Grade Factor: 0.81

NBHD Inf: 1.00000000

NBHD Mod:

LUC Factor: 1.00

Adj Total: 1374328

Depreciation: 412298

Depreciated Total: 962030

COMMENTS

#6. 10 UNITS.

16

RESIDENTIAL GRID

1st Res Grid Desc: Line 1 # Units 10

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals												

RMs: 30 BRs: 10 Baths: 10 HB

REMODELING

Exterior:

Interior:

Additions:

Kitchen:

Baths:

Plumbing:

Electric:

Heating:

General:

RES BREAKDOWN

No Unit	RMS	BRS	FL
10	3	1	M
Totals			
10	30	10	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price
------	-----------	-----	------	------------

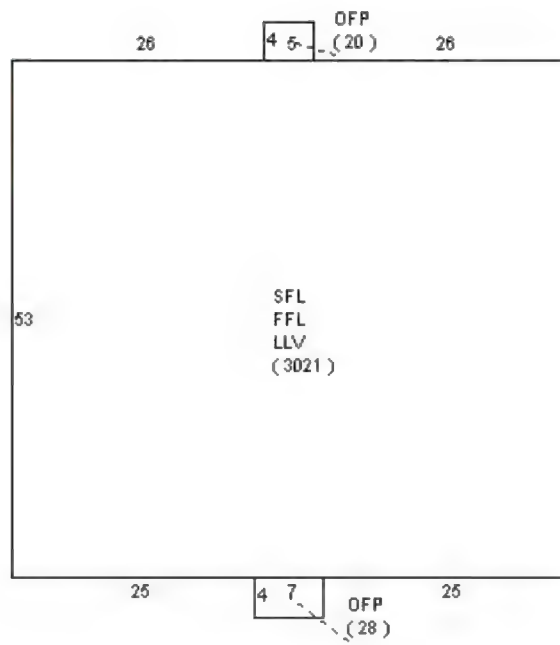
WtAv\$/SQ: AvRate: Ind.Val

Juris. Factor: Before Dep: 155.26

Special Features: 0 Val/Su Net: 105.59

Final Total: 962000 Val/Su SzAd 159.22

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	3,021	191.670	579,047
LLV	Lower Level	3,021	144.470	436,457
SFL	Second Floor	3,021	191.670	579,047
OFP	Open Porch	48	44.800	2,150

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
LLV	100	FLA		75	A

Net Sketched Area:	9,111	Total:	1,596,701
Size Ad	6042	Gross Area	9111
		FinArea	8308

IMAGE

AssessPro Patriot Properties, Inc



More: N

Total Yard Items:

Total Special Features:

Total:

PROPERTY LOCATION

No	Alt No	Direction/Street/City
19-27		NORTH UNION ST, ARLINGTON

OWNERSHIP

OWNERSHIP			Unit #:	
Owner 1:	JOHNSON ARTHUR W TR			
Owner 2:	JOHNSON ARTHUR W REALTY TR			
Owner 3:				
Street 1:	1026 MASS AVENUE SUITE 1			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: N
Postal:	02476		Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:	Cntry		
Postal:			

NARRATIVE DESCRIPTION

This parcel contains 1.462 Sq. Ft. of land mainly classified as Apts. 8 Plus with a Apt- Garden Building built about 1955, having primarily Brick Exterior and 8308 Square Feet, with 10 Units, 10 Baths, 0 3/4 Bath, 0 HalfBath, 30 Rooms, and 10 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
112	0.000	962,000			962,000

Total Card	0.000	962,000			962,000
Total Parcel	1.462	5,837,800	24,500	3,937,000	9,799,300

Source:	Market Adj Cost	Total Value per SQ unit /Card:	115.80	/Parcel:	191.8
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PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
--------	-----	-----	------------	-----------	-----------	------------	-------------	---------------	-------	------

SALES INFORMATION

TAX DISTRICT

[illegible]

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
------	--------	---------	--------	-----	------------	----------	------------	---------

ACTIVITY INFORMATION

Date	Result	By	Name
2/20/2009	Measured	345	PATRIOT
4/7/2000	Measured	197	PATRIOT

Sign:

VERIFICATION OF VISIT NOT DATA

Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	112	Apts. 8 Plus	Prime NB Desc	APT AVG	Total:		Spl Credit		Total:	
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

EXTERIOR INFORMATION
test PDF Combine only

Type:	83	- Apt- Garden
Sty Ht:	2	- 2 Story
(Liv) Units:	10	Total: 62
Foundation:	1	- Concrete
Frame:	1	- Wood
Prime Wall:	7	- Brick
Sec Wall:		%
Roof Struct:	2	- Hip
Roof Cover:	1	- Asphalt Shgl
Color:	BRICK	
View / Desir:		

GENERAL INFORMATION

Grade:	D+	- Fair (+)
Year Blt:	1955	Eff Yr Blt:
Alt LUC:		Alt %:
Jurisdic:		Fact:
Const Mod:		
Lump Sum Adj:		

INTERIOR INFORMATION

Avg Ht/FL:	10	
Prim Int Wal:	2	- Plaster
Sec Int Wall:		%
Partition:	T	- Typical
Prim Floors:	4	- Carpet
Sec Floors:		%
Bsmnt Flr:	4	- Carpet
Subfloor:		
Bsmnt Gar:		
Electric:	3	- Typical
Insulation:	2	- Typical
Int vs Ext:	S	
Heat Fuel:	1	- Oil
Heat Type:	3	- Forced H/W
# Heat Sys:	1	
% Heated:	100	% AC:
Solar HW:	NO	Central Vac:
% Com Wal:		% Sprinkled:

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
-------	--	--------	--	----------	--	-------	--	--------	--

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
------	-------------	---	-----	-----	----------	------	-----	------	------------	-----	-----	-----	------	-------	------------	------	-------	--------------

BATH FEATURES

Full Bath:	10	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth:		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	10	Rating:	Average
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV	- Average	30	%
Functional:				%
Economic:				%
Special:				%
Override:				%
Total:			30	%

CALC SUMMARY

Basic \$ / SQ:	168.00
Size Adj.:	1.12065542
Const Adj.:	1.01807988
Adj \$ / SQ:	191.674
Other Features:	100000
Grade Factor:	0.81
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	1374328
Depreciation:	412298
Depreciated Total:	962030

COMMENTS

#27. 10 UNITS.	18
----------------	----

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	10								
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RM	s	30	BR	s	10	Bath	s	10	HB		

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

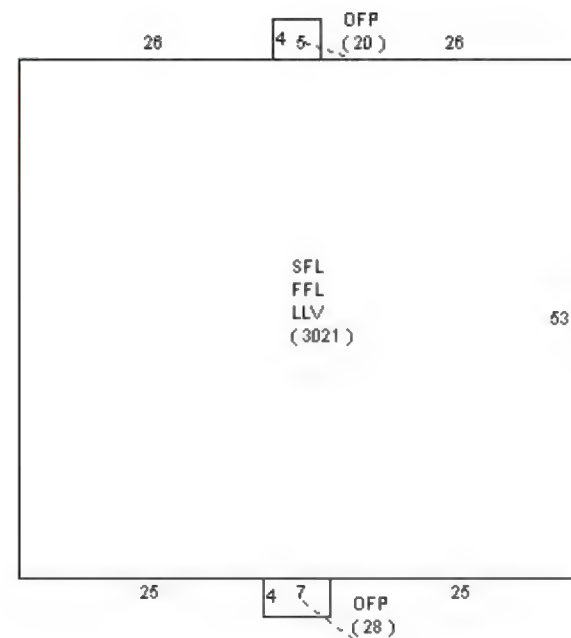
No Unit	RMS	BRS	FL
10	3	1	M
Totals			
10	30	10	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price
------	-----------	-----	------	------------

WtAv\$/SQ:		AvRate:		Ind.Val	
Juris. Factor:		Before Dep:	155.26		
Special Features:	0	Val/Su Net:	105.59		
Final Total:	962000	Val/Su SzAd	159.22		

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	3,021	191.670	579,047
LLV	Lower Level	3,021	144.470	436,457
SFL	Second Floor	3,021	191.670	579,047
OFP	Open Porch	48	44.800	2,150

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
LLV	100	FLA		75	A

Net Sketched Area:		9,111	Total:		1,596,701
Size Ad	6042	Gross Area	9111	FinArea	8308

IMAGE

AssessPro Patriot Properties, Inc.



More:	N	Total Yard Items:		Total Special Features:		Total:	
-------	---	-------------------	--	-------------------------	--	--------	--

test PDF Combine only

GENERAL INFORMATION			
Grade: D+ - Fair (+)			
Year Blt:	1955	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdicth:		Fact:	
Const Mod:			
Lump Sum Adj:			

Avg Ht/FL:	10		
Prim Int Wal:	2	- Plaster	
Sec Int Wall:			%
Partition:	T	- Typical	
Prim Floors:	4	- Carpet	
Sec Floors:			%

MOBILE HOME Make:

Code	Description	A	Y/S	Qty
------	-------------	---	-----	-----

OTHER FEATURES			
Kits:	10	Rating:	Average
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

Phys Cond:	AV - Average	30.0%
Functional:		0.0%
Economic:		0.0%
Special:		0.0%
Override:		0.0%

CALC SUMMARY	
Basic \$ / SQ:	168.00
Size Adj.:	1.12065542
Const Adj.:	1.01807988
Adj \$ / SQ:	191.674
Other Features:	100000
Grade Factor:	0.81
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	1374328
Depreciation:	412298
Depreciated Total:	962030

#27. 10 UNITS.	20
----------------	----

RESIDENTIAL GRID												
1st Res Grid		Desc: Line 1							# Units 10			
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals				RM:s: 30				BR:s: 10		Baths: 10		HB

REMODELING	
Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN			
No	Unit	RMS	BRS FL
10		3	1 M
Totals			
10		30	10

[illegible]

WtAv\$/SQ:		AvRate:		Ind.Val	
Juris. Factor:		Before Depr:	155.26		
Special Features:	0	Val/Su Net:	105.59		
Final Total:	962000	Val/Su SzAd	159.22		

Serial #		Year:	
----------	--	-------	--

035.0-0002-0003.A

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	3,021	191.670	579,047
LLV	Lower Level	3,021	144.470	436,457
SFL	Second Floor	3,021	191.670	579,047
OPF	Open Porch	48	44.800	2,150

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
LLV	100	FLA	75	A	

Net Sketched Area:		9,111	Total:		1,596,701
Size Ad	6042	Gross Area	9111	FinArea	8308

AssessPro Patriot Properties, Inc.



test PDF Combine only

GENERAL INFORMATION	
Grade:	D+ - Fair (+)
Year Blt:	1958 Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdic:	Fact:
Const Mod:	
Lump Sum Adj:	

Avg Ht/FL:	10		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	0

SPEC FEATURES/YARD ITEMS **PARCEL ID** 035.0-0002-0003.A

More: N	Total Yard Items:	24,500	Total Special Features:		Total:	24,500
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OTHER FEATURES

CONDO INFORMATION	
Location:	
Total Units:	
Floor:	
% Own:	
Name:	

Phys Cond:	AV - Average	30.0
Functional:		0.0
Economic:		0.0
Special:		0.0
Override:		0.0

Basic \$ / SQ:	168.00
Size Adj.:	1.12065542
Const Adj.:	1.01807988
Adj \$ / SQ:	191.674
Other Features:	100000
Grade Factor:	0.81
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	1373603
Depreciation:	412081
Depreciated Total:	961522

RESIDENTIAL GRID

REMODELING		RES BREAKDOWN			
Exterior:		No Unit	RMS	BRS	FL
Interior:		10	3	1	M
Additions:					
Kitchen:					
Baths:					
Plumbing:					
Electric:					
Heating:					
General:					
		Totals			
		10	30	10	

Rate	Parcel ID	Typ	Date	Sale Price
WtAv\$/SQ:		AvRate:		Ind.Val
Juris. Factor:		Before Depr:	155.26	
Special Features:	0	Val/Su Net:	105.76	
Final Total:	961500	Val/Su SzAd	159.14	

57

SFL
FFL
LLV
(3021)

5

25

4 7 OFF
(28)

25

Code	Description	Area - SQ	Rate - AV	Undepr Value	
FFL	First Floor	3,021	191.670	579,04	
LLV	Lower Level	3,021	144.470	436,45	
SFL	Second Floor	3,021	191.670	579,04	
OFP	Open Porch	28	44.800	1,25	
Net Sketched Area:		9,091	Total:	1,595,80	
Size Ad	6042	Gross Area	9091	FinArea	830

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
47	LLV	100	FLA	75	A	
47						
54						
05						
08						

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test PDF Combine only

GENERAL INFORMATION

INTERIOR INFORMATION

MOBILE HOME

SPEC FEATURES/YARD ITEMS

More: N	Total Yard Items:	24,500	Total Special Features:		Total:	24,500
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OTHER FEATURES

CONDO INFORMATION

DEPRECIATION

CALC SUMMARY

COMMENTS

RESIDENTIAL GRID

REMODELING

RES BREAKDOWN

No	Unit	RMS	BRS	FL
10		3	1	M
Totals				
10		30	10	

COMPARABLE SALES

Serial # _____ Year: _____ Color: _____
PARCEL ID 035.0-0002-0003.A

SKETCH

Diagram illustrating a 28-bit floating-point format structure:

- Sign (S): 4 bits
- Exponent (E): 7 bits
- Fraction (F): 17 bits
- Total width: (28) bits

Example values shown in the diagram:

- Sign (S): 4
- Exponent (E): 7
- Fraction (F): OFF

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value	
FFL	First Floor	3,021	191.670	579,047	
LLV	Lower Level	3,021	144.470	436,457	
SFL	Second Floor	3,021	191.670	579,047	
OPF	Open Porch	28	44.800	1,254	
Net Sketched Area:		9,091	Total:	1,595,805	
Size Ad	6042	Gross Area	9091	FinArea	8308

SUB AREA DETAIL

[illegible]

IMAGE

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